

# Maryland Historical Trust

## Maryland Inventory of Historic Properties Form

B  
Survey No. 4639

### 1. Name

Historic 1700-1712 North Spring Street  
and / common

### 2. Location

street & number 1700-1712 North Spring Street  
city, town Baltimore  
state & zip code Maryland 21205 county

### 3. Classification

#### Category

☐ district  
☒ building(s)  
☐ structure  
☐ site  
☐ object

#### Ownership

☐ public  
☒ private  
☐ both

#### Public Acquisition

☐ in process  
☐ being considered  
☐ not applicable

#### Status

☒ occupied  
☐ unoccupied  
☐ work in progress

#### Accessible

☒ yes: restricted  
☐ yes: unrestricted  
☐ no

#### Present Use

☐ agriculture  
☐ commercial  
☐ educational  
☐ entertainment  
☐ government  
☐ industrial  
☐ military

☐ museum  
☐ park  
☒ private residence  
☐ religious  
☐ scientific  
☐ transportation  
☐ other:

### 4. Owner of Property

name  
street & number telephone  
city, town state & zip code

### 5. Location of Legal Description

courthouse, registry of deeds, etc. Baltimore City Land Records liber  
street & number Clarence Mitchell Courthouse folio  
city, town Baltimore State Maryland

### 6. Representation in Existing Historical Surveys

title  
date federal state county local  
depository for survey records  
city, town state & zip code

## 7. Description

### Condition

☐ excellent  
☐ good  
☐ fair

☐ deteriorated  
☐ ruins  
☐ unexposed

### Check One

☐ unaltered  
☒ altered

### Check One

☒ original site  
☐ moved:  
date of move: \_\_\_\_\_

Prepare both a summary paragraph and a general description of the resource and its various elements as it exists today.

This row of seven two-story, two-bay wide late Italianate-style brick houses with shed roofs and sheet metal and Queen Anne-style stepped brick cornices were built in 1895 by Cornelius Edwards, a builder of working class houses in East Baltimore. After the use of wood was outlawed for cornices in 1892, sheet metal and stepped-back bricks became the predominant materials used. This decorative brickwork represents vernacular translations of high-style Queen Anne designs first seen in Baltimore c. 1880. All of the houses retain their original brick facades, which have all been painted.

The houses are two stories in height, 12' wide, and occupy lots 75' deep. Each house is three small rooms deep and there is no backbuilding. The houses are constructed in running bond and have been painted. Each house has a single hooded chimney located near the front and rear of the house. The shed roof is capped by a continuous cornice (for every three, and then four units) set above a frieze created by three rows of stretchers, framed by a lower molding band consisting of three rows of progressively recessed stretchers.

The door and window openings have segmentally arched brick lintels, composed of double rows of headers, with plain tympanums. The sills are composed of a row of headers. Unlike the group of houses directly across the street, these show the more traditional (and old-fashioned) narrow, first-floor windows typical of the Italianate style. As with the houses across the street, some original 2/2 sash remain. The doorways have single-light transoms and show a variety of replacement door types. The houses sit on fairly low basements lit by a single, three-light sash, set beneath a wider segmental arch. Each front door (no original doors remain) is reached by three concrete steps.

## 8. Significance

Period	Area of significance	check one & justify			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input checked="" type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion	
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science	
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture	
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input checked="" type="checkbox"/> social/	
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	humanitarian	
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration	<input type="checkbox"/> philosophy	<input type="checkbox"/> theatre	
<input type="checkbox"/> 1900	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation	
		<input type="checkbox"/> invention		<input type="checkbox"/> other: specify	

**Specific dates** 1895

**Builder/Architect** Cornelius Edwards

Prepare both a summary paragraph of significance and a general statement of history and support.

This group of houses is significant as representing a very plain type of small street house that was constructed to serve as rental housing for the working class residents of the area, most of whom were German at the time of construction. The houses were built by Cornelius Edwards, a local Baltimore builder, according to a pattern that was quite common to the city's working class neighborhoods of the period c. 1880 to 1910. Recognizing that workers held different levels of jobs (and pay), builders created a hierarchy of two-story house sizes (and prices) in the new neighborhoods going up to serve the expanding factory districts ringing the harbor and northeast of the central city. Builders acquired anywhere from an eighth to a quarter of a city block and built 14' to 15'-wide two-story houses on the main streets, and smaller, 11' to 13'-wide two-story houses on the narrower streets bisecting the blocks. In this particular case, Edwards sold his 12' wide houses on Spring St. for \$555 (with \$30 ground rents) in 1896. The southernmost house sold to an owner-occupant, but the six remaining were sold to an investor who rented the houses out. William Cotton, a tinworker, obtained a \$260 mortgage from the Equitable Permanent Building and Loan.<sup>1</sup>

<sup>1</sup> BCLR, JB 1542/419; JB 1559/474; RO 1864/531

## 9. Major Bibliographic References

Mary Ellen Hayward and Charles Belfoure, *The Baltimore Rowhouse*  
(New York: Princeton Architectural Press, 1999)

## 10. Geographic Data

Acreage of nominated property

Quadrangle name

Verbal boundary description and justification

## 11. Form Prepared by

name / title Dr. Mary Ellen Hayward

Organization The Alley House Project

date 1999

street & number 1306 Carrollton Ave.

telephone

city, town Baltimore

state & zip code Maryland 21204

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of property rights.

Return to:  
DHCP/DHCD  
Maryland Historical Trust  
100 Community Place  
Crownsville MD 21032-2023



N

1906 City Atlas

# PLATE 9



B-4639 1700-1712 N. Spring St  
BALTO. MD

GRAMMAR  
SCHOOL

CHURCH

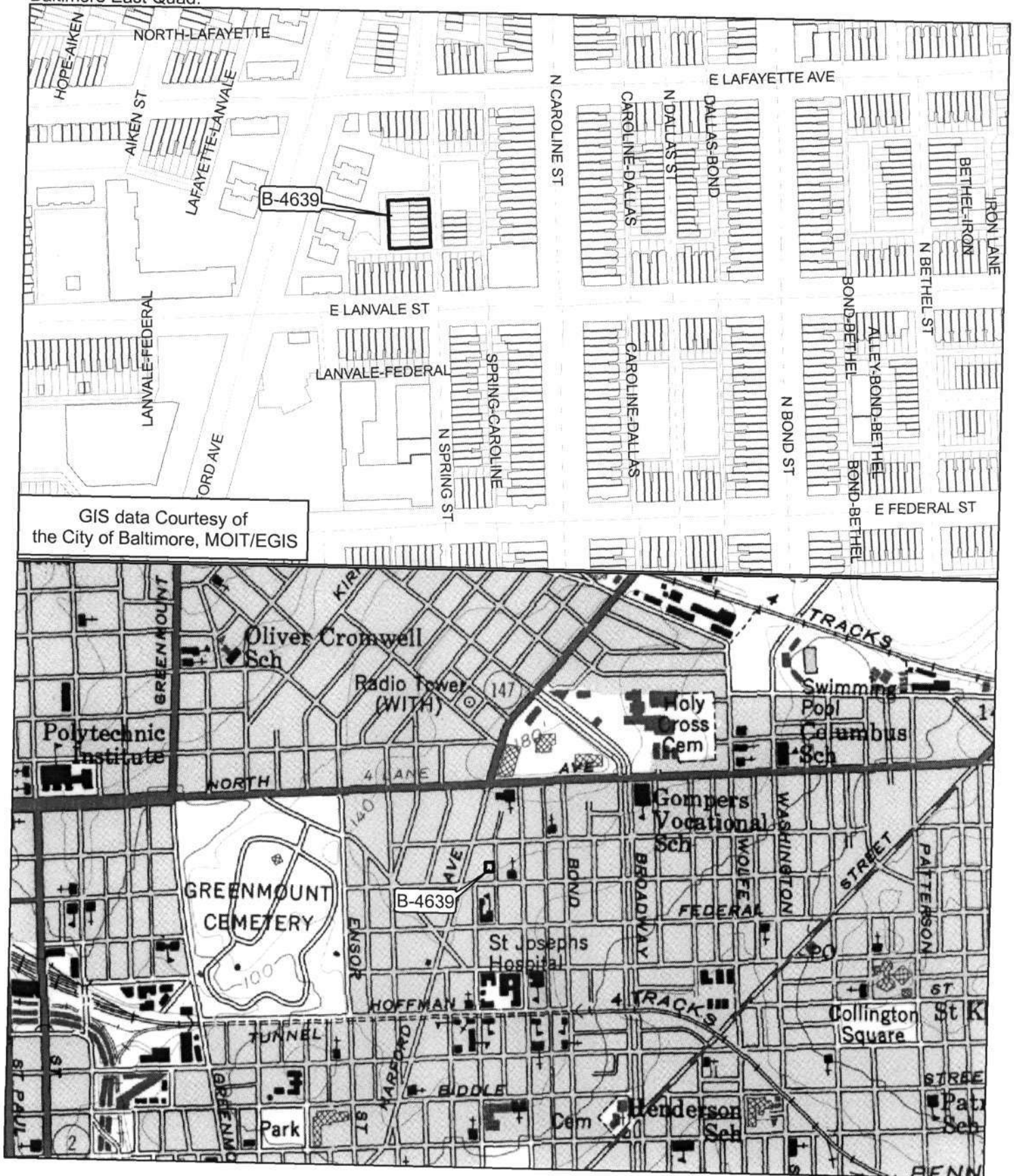
NORTH  
CHURCH

FIRE ENG.  
No 19

CLIFTON  
PL.

BROADWAY

B-4639  
1700-1712 N. Spring Street  
Block 1107  
Baltimore City  
Baltimore East Quad.





B-4639  
1700 - 1712 Spring St.

Balto, MD

W. Nield

9/96

100

[24]115 0211 N N N 12

MD SAPO

1/2





B-4639

1700 Spring St.

Balto MD

W. Nield

9/96

2/2

160

123015 0011 84412